



# Punjab Government Gazette

## EXTRAORDINARY

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### GOVERNMENT OF PUNJAB

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

(Housing-2 Branch)

### NOTIFICATION

The 4th July, 2025

**No. 01/01/25-6HG2/720.-** Whereas, it appears to the Government of Punjab that Rajpura (District Patiala) has the locational advantage being the gateway of Punjab and has the potential of economic/industrial development. **Due to this importance the area has also been declared part of Counter Magnet area (CMA) NCR Delhi vide notification no. 1/1/2020-6HG2-1118 dated 03.06.2020 issued by this Department.** Hence in order to boost the economic growth of the State and to generate employment opportunities in the region, the Government of Punjab intends to set up an Integrated Manufacturing Cluster (IMC) at Rajpura to be developed with support of National Industrial Corridor Development Corporation Limited (NICDC) (A Government of India undertaking) as a part of Amritsar Kolkata Industrial Corridor (AKIC) project.

And whereas, in this regard Shareholders Agreement has been executed between National Industrial Corridor Development and Implementation Trust (Government of India Agency) and Punjab Urban Planning and Development Authority (Government of Punjab undertaking) on 19.09.2022.

And whereas, as per clause 3.2 (iv) of State Support Agreement executed between Government of Punjab (Department Of Housing & Urban Development), National Industrial Corridor Development and Implementation Trust and Punjab Urban Planning and Development Authority on 19.09.2022 the State Government is to ensure that SPV (NICDC Punjab Industrial Corridor Development Corporation Limited) is notified, designated and empowered with all the rights, powers and functions of the Authority under the provisions of the PRTPD Act and/or other Applicable Laws ("Planning Authority"), in respect of the site including inter alia, the right to acquire, hold and manage movable and immovable property as it may deem necessary and to undertake and carry out planning and development functions in relation to the Integrated Manufacturing Cluster.

To meet the said objective, there is a need for a workable framework for the development of the project and hence a Special Development Authority is required to be set up. Therefore , the Governor of Punjab is pleased to declare **NICDC Punjab Industrial Corridor Development Corporation Limited** as a Special

Urban Planning and Development Authority under Section 29(1) of the “Punjab Regional and Town Planning and Development Act 1995” & all other powers enabling him in this behalf. The boundaries of Patiala Urban Planning and Development Authority notified vide notification no. 1/2/2002-6HG-II/1684, dated **3rd/17th May, 2002, 13/14/10-5HG2/946, dated 31st March 2010, 13/14/10-5HG2/1524 dated 9th of June, 2010 and No.13/14/10-5HG-2/2455 dated 24th August 2010** shall stand amended to this extent. This Authority shall consist of 1101.5 Acres of land falling in five villages (Takhtu Majra, Pabra, Sehra, Sehri, Akari) of Tehsil Rajpura, District Patiala. The schedule of boundary and list of Villages falling in the jurisdiction of NICDC Punjab Industrial Corridor Development Corporation Limited shall be as follows and as shown in Drawing No. DTP(P) 3850/2024 dated 05.08.2024 (copy annexed).

### **Schedule of Boundary**

**NORTH** :Starting from Point ‘A’ of Village Sehra (HB.-275), as shown on drawing no.- DTP(P) 3850/2024 dated 05.08.2024 which is common meeting point of revenue boundary of Village Sehra(HB.-275), Village Chhaleri Kalan and Village Saini Majra/ Jai Nagar(HB.-31), then moving towards south-east along common revenue boundary of Village Sehra (HB.-275) and Village Saini Majra/Jai Nagar (HB.-31) upto point ‘B’ which is common meeting point of revenue boundary of Village Pabra (HB.-61), Village Sehra (HB.-275) and Village Saini Majra/Jai Nagar (HB.-31), then moving further to north-east along the common revenue boundary of Village Pabra (HB.-61) and Village Saini Majra/Jai Nagar(HB.-31) upto point ‘C’ which is common meeting point of northern-eastern and eastern boundary of khasra no. 318.

**EAST**: Thence from Point ‘C’ moving towards South along with eastern boundary of Khasra no.-318, 319,324,325,335,336,343,344,351 of Village Pabra (HB.-61) upto point ‘D’ which is common meeting point of eastern-southern boundary of khasra no.-351, then moving towards west along the southern boundary of khasra nos. 351,350, then again moving towards south along the eastern boundary of khasra no. 358,359, then moving towards west along with southern boundary of Khasra no. 359, then moving towards south while crossing revenue rasta (Khasra no. 413) along eastern boundary of Khasra no. 460,457,456,453, then moving towards west along the southern boundary of Khasra no. 453 again moving towards south direction along with eastern boundary of Khasra no. 451 upto Point ‘E’ which is southern-eastern corner of khasra no.- 451, then moving towards west along with common revenue boundary of Village Pabra (HB.-61) and Village Takhtu Majra (HB.-62) upto south western corner of khasra no. 435, again moving towards South along the eastern boundary of khasra no.-1,4,6, of Village Takhtu Majra (HB.-62), then moving toward east along the northern boundary of khasra no. 7, then moving towards south alongwith the eastern boundary of Khasra no. - 7,8,15, then moving towards east along the northern boundary of khasra no 17, then moving towards south along the eastern boundary of Khasra no 17,18 upto point ‘F’ which is southern-eastern corner of Khasra no.- 18, then moving towards West along southern boundary of khasra no.- 18, then moving towards north along the western boundary of khasra no. 18, then moving towards west along the southern boundary of khasra no. 19, 20 and moving towards north along the western boundary of khasra no. 20, then moving towards west along the southern boundary of khasra no. 13, moving towards south along the eastern boundary of khasra no. 12 and moving towards west along the southern boundary of khasra no.- 12, then moving towards south-west along the common revenue boundary of Village Takhtu Majra (HB.-62) and Sehra (HB.-275), upto khasra no. 19/1, then crossing revenue rasta (Khasra no. 268) then moving towards east along the northern boundary of khasra no. 269, 276, 285, 286, then moving towards south along the eastern boundary of khasra no 286, 287, 288, 289, 290 upto point ‘G’ which is southern-eastern corner of khasra no.- 290, then moving towards north-west along common revenue boundary of Village Takhtu Majra (HB.-62) and Village Gopalpur (HB.-63), then moving towards south along with common

revenue boundary of Village Sehri (HB.-276) and Gopalpur (HB.-63), then moving towards west along common Village boundary of Sehri (HB.-276) and Akari (HB.-277) upto khasra no. 35//11 then moving towards south along eastern boundary of Khasra no.-14//15,16,25, 17//5 of Village Akari (HB.-277), then moving towards east along the northern boundary of khasra no.-16//10 and 9, then moving towards south along the eastern boundary khasra no. 16//9, then moving towards south-west along the common revenue boundary of Village Akari (HB.-277) and Village Abdulpur (HB.-64) upto point 'H' which is the meeting point of Village Akari (HB.-277), Village Abdulpur (HB.-64) and Village Aakar (HB.-278).

**SOUTH:** Thence from point 'H' moving towards west along the common revenue boundary of Village Akari (HB.-277) and Aakar (HB.-278) upto point 'I' which is southern-western corner of khasra no.- 31//10 of Village Akari (HB -277).

**WEST :**Thence From Point 'I' moving towards north along the western boundary of Khasra no.- 31//10, 1, 27//21,20 of Village Akari (HB.-277), then moving towards east along the northern boundary of khasra no 27//20, then moving towards north along the western boundary of khasra no 27//12/2 then moving towards east along the northern boundary of khasra no.-27//12/2, then moving towards north along the western boundary of khasra no.- 27//13,8/2,3/1, then moving toward north west along with revenue rasta (khasra no. 40) upto South-eastern corner of khasra No. 20//6/3, then moving towards west along the southern boundary of khasra no. 20//6/3, then moving towards north alongwith western boundary of khasra no. 20//6/3 upto revenue rasta (khasra no. 36), then moving towards east along the northern side of 5k rasta upto starting point of khasra no.19//9/3, then moving towards north along the western boundary of khasra no 19//9/3,2/2, then moving towards east along the northern boundary of khasra no 19//2/2,3, then moving towards north along the western boundary of khasra no 12//24,17, then moving towards east along the northern boundary of khasra no 12//17, then moving towards north along the western boundary of khasra no 12//15,6/2, then moving towards east along the northern boundary of khasra no 12//6/2, then moving towards the north along revenue rasta (Khasra No. 37) upto common boundary of Village Sehri (HB no. 276) and Akari (HB no.-277) and revenue rasta, then moving towards west along the common boundary of Village Sehri (HB no. 276) and Akari (HB.-277) upto khasra no. 31//23, then moving towards east along the northern boundary of khasra no 31//23,24, then moving towards north along the western boundary of khasra no 31//16,15, then moving towards east alongwith northern boundary of khasra no. 31//15, then moving towards north alongwith western boundary of khasra no. 31//6/1, then moving towards east along the northern boundary of khasra no. 31//6/1, then moving towards north along the revenue rasta (khasra no. 58) upto southern-eastern corner of khasra no.23//25, then moving towards west along the southern boundary of khasra no 23//25,24,23/1, then moving towards north along the western boundary of khasra no 23//23/1 upto point 'J' which is northern-western corner of khasra no.- 23//23/1, then moving towards east along the northern boundary of khasra no.- 23//23/1,24,25, crossing 5k revenue rasta (khasra no. 58) and then moving towards east along the northern boundary of khasra no. 22//21,22,23,24,25, then moving towards south along the eastern boundary of khasra no. 22//25 and then moving towards east along the northern boundary of khasra no.-33//1 then moving towards south along the eastern boundary of khasra no. 33//1,10, then moving towards east along the northern boundary of khasra no.- 33//12,13,14, then moving towards north-east along the choe, upto meeting point of revenue rasta (khasra no. 56) of Village Sehri (HB no. 276) then again moving along the choe upto meeting point of choe (at village Sehri) and khasra no. 15//6, then moving towards east upto south western corner of khasra no. 15//5/2, then moving towards North upto common revenue boundary of Village Sehri (HB no. 276) and Village Sehra (HB no. 275), then moving along the common revenue boundary of Village Sehri (HB no. 276) and Village Sehra (HB no. 275), upto north-eastern corner of khasra no. 4//25 of Village Sehri

(HB no. 276) then moving towards north along the revenue rasta (khasra no. 77) of Village Sehra and western boundary of khasra no. 66//21,20,11,10,1/1, while crossing 5k rasta (Khasra no. 104), then moving towards north along the western boundary of khasra no. 66//1/2,54//21,20,11 upto southern-western corner of khasra no.- 54//10, then moving towards west along the southern boundary of khasra no.-55//6,7,8,9 upto southern-western corner of khasra no.- 55//9, then moving towards north along the western boundary of khasra no.-55//9, then moving towards west along the southern boundary of khasra no.- 55//1, then moving towards north along the western boundary of khasra no. 55//1 and 48//21, then moving towards west along the southern boundary of khasra no. 47//16, 17, then moving towards north along the western boundary of khasra no. 47//17, 14, 7, 4, 35//24, 17, 14, 7, 4, 27//24, then moving towards east along the northern boundary of khasra no. 27//24, 16/2, then moving towards north along the western boundary of khasra no. 28//20, 11, then moving towards east along the northern boundary of khasra no. 28//11, 12, 13, 14, then moving towards south along the eastern boundary of khasra no. 28//14, then moving along northern boundary of khasra no. 28//15/2, then moving towards north along the western boundary of khasra no. 29//11, 10, 1, 14//21/1 crossing the revenue rasta (khasra no. 76), 14//21/2, 20, 11, 10, 1, 10//21, 20 and crossing revenue rasta ( khasra no. 73) then moving towards south-west along the southern-western boundary of khasra no. 9//16/2, 24/1, 15//3, 9/1, then moving towards north-west along the southern-western boundary of khasra no. 15//9/1, 10, 1/2, 8//25/2, 17/1, 14, 13/2, 8 then moving towards north-east along the common revenue boundary of Village Chhaleri Kalan (HB no. 274) and Village Sehra (HB.-275) upto point 'A' which is the starting point.

The boundary of **NICDC Punjab Industrial Corridor Development Corporation Limited** shall comprise the following Villages of Tehsil Rajpura, District Patiala:-

SR.NO.	NAME OF VILLAGE	TEHSIL	H.B. NUMBER	AREA (IN ACRES)
1.	Takhtu Majra	Rajpura	62	47.06
2.	Pabra	Rajpura	61	177.04
3.	Sehra	Rajpura	275	492.54
4.	Sehri	Rajpura	276	201.80
5.	Akari	Rajpura	277	183.06
<b>Total</b>				1101.50

Further in exercise of the powers conferred under Section 178 of the Punjab Regional and Town Planning and Development Act, 1995 and relaxing the provisions of sub section (3) of Section 29 of this Act, NICDC Punjab Industrial Corridor Development Corporation Limited shall consist of the following members:-

- |   |                      |
|---|----------------------|
| 1. Administrative Secretary, Housing & Urban Development Department, Punjab | ---Chairman          |
| 2. Chief Administrator, PUDA  | ---Member / Convener |
| 3. Director Industry, Punjab  | ---Member            |
| 4. Chief Administrator, PDA, Patiala  | ---Member            |
| 5. (3 representatives of NICDC, GOI)  | ---Member            |

*Not below the rank of Director*

All the powers and functions relating to development and redevelopment of area falling within the aforementioned boundaries of 5 Villages of Tehsil Rajpura shall be exercised by NICDC Punjab Industrial Corridor Development Corporation Limited as declared.

Chandigarh

**VIKAS GARG, IAS**

Principal Secretary, Government of Punjab  
Department of Housing and Urban Development

